

For Lease
±889 – 5,629 SF
First Class
Office/Medical Space



Flagler Waterview

1515 North Flagler Drive
West Palm Beach, FL 33401

Stunning space... exquisite rates

Property Features

- Class-A office/medical space with move-in ready or build-to-suit spaces available
- Complimentary valet parking and free tenant parking garage (4.5:1,000 Parking Ratio)
- 24/7 on-site security
- On-site Walgreens pharmacy
- Located in downtown West Palm Beach along the Intracoastal, offering gorgeous water views
- Easy access to I-95 and Good Samaritan Medical Center



For more information:

Lesley Sheinberg

Director | lsheinberg@mhcreal.com

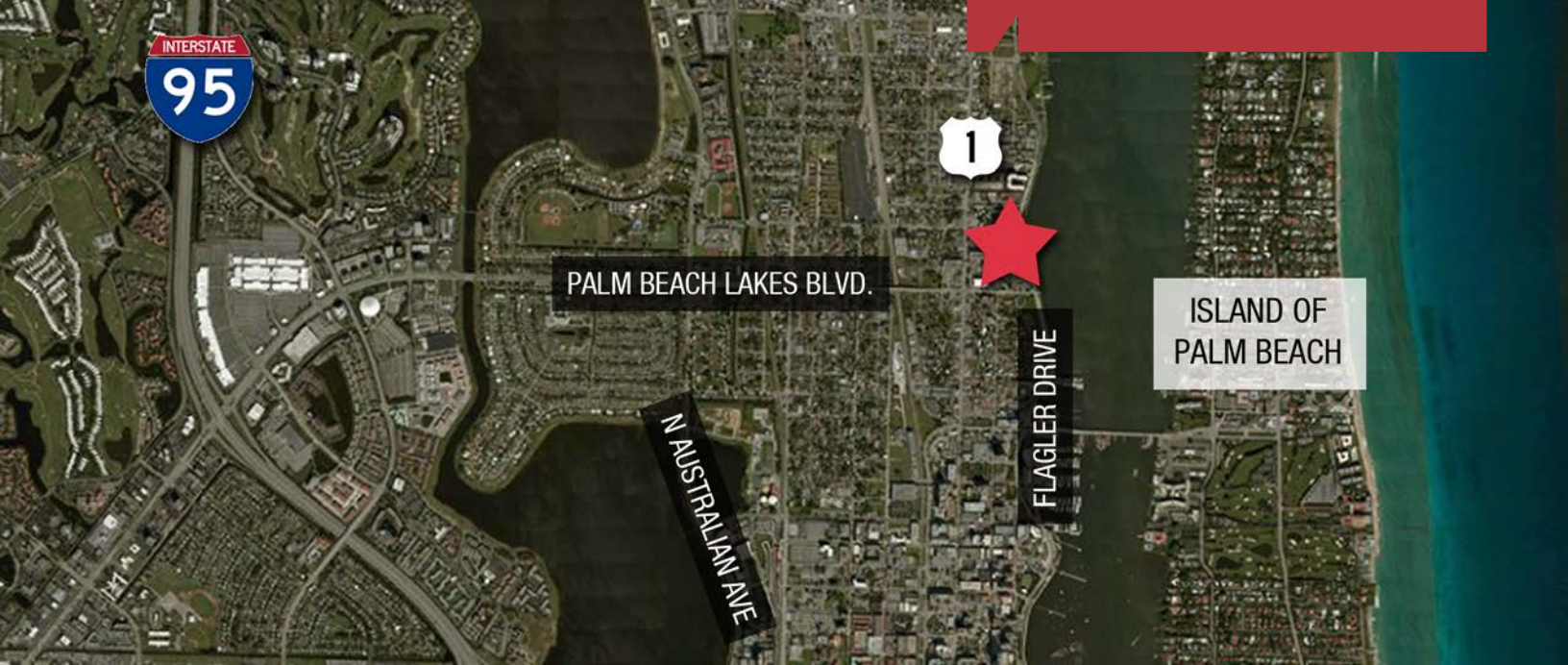
Matthew R. Hedrick

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Property:	9-Story Class-A Office/Medical Building
Lease Term:	Three (3) – Ten (10) Years
Available Space:	Suite 100: 3,267 SF - \$22/SF Suite 200: 4,510 SF - \$19.75/SF Suite 240: 1,622 SF - \$19.75/SF Suite 320: 889 SF - \$19.75/SF Suite 340: 1,310 SF - \$19.75/SF Suite 620: 5,629 SF - \$19.75/SF Suite 800: 2,874 SF - \$20/SF
Rental Rate:	\$19.75-\$22.00/SF, NNN – plus Florida State Sales Tax. Subject to 4% annual increases. Tenant pays electric and janitorial.
Operating Expenses (2017 Est.):	\$12.90 PSF
Parking:	Complimentary valet and free garage parking 4.5:1,000 Parking Ratio

NAI Merin Hunter
Codman, Inc.
Commercial Real Estate Services, Worldwide.

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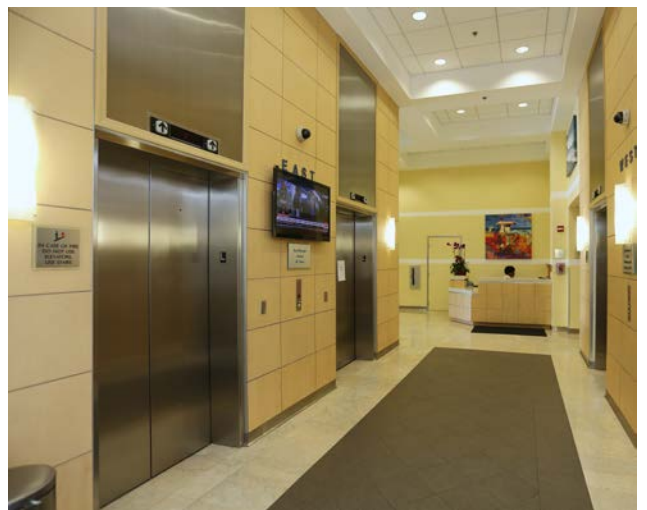
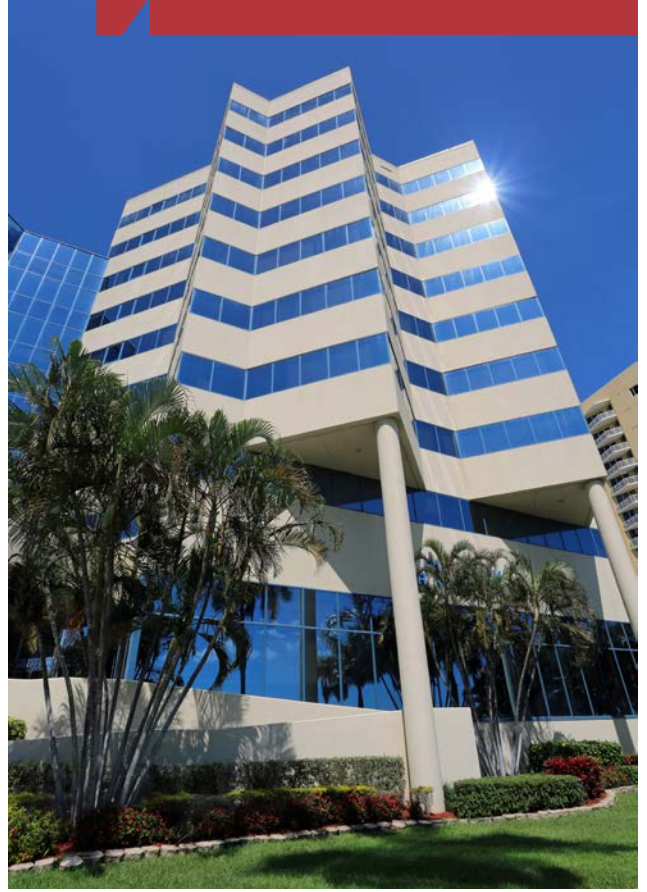
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